



CITY of BEVERLY PLANNING BOARD

*191 Cabot Street
Beverly, Massachusetts 01915
Phone (978) 921-6000
Fax (978) 921-6187*

Mayor

*Michael P. Cahill
Planning Director
Aaron Clausen
Chairperson
Ellen Hutchinson
Vice-Chair
Edwin Barrett, III*

Members

*Sarah Bartley
Derek Beckwith
William Boesch
Alexander Craft
Ellen Flannery
Allison Kilcoyne
Wayne Miller*

AGENDA

REGULAR MEETING

**Council Chamber, 191 Cabot Street
Tuesday, July 16, 2019
7:00 p.m.**

- Call to Order
- 1. Subdivision Approval Not Required Plans
 - a. if any
- 2. Approval of Minutes: April 9, 2019; April 30, 2019; May 21, 2019; June 18, 2019 (*as available*)
- Recess for Public Hearings
- 3. Continued Public Hearing: Livingston Avenue Definitive Subdivision Plan (7 Porter Terrace) – Extend and improve Livingstone Avenue by approximately 475' and create 3 new building lots with 1 lot remaining on Porter Terrace, and associated infrastructure improvements – 7 Porter Terrace, LLC
- 4. Continued Public Hearing: OSRD #11-18 – Off Thaxton Road and Grover Street – Construct a new 250' long dead-end private roadway off of Thaxton Road with 3 new single-family residential lots and a 3.15-acre open space parcel – Hickory Street Realty Trust
- 5. Public Hearing: Ellingwood Court Definitive Subdivision Plan – to extend a roadway by sufficient length to create frontage for an existing lot – 40 Ellingwood Court – Anthony P. Baltas
Public Hearing to be rescheduled due to legal notice issue.
- 6. Public Hearing: Site Plan Review #140-19, Special Permit #172-19, and Inclusionary Housing Permit #17-19 – “Depot II” – a mixed commercial and residential building containing 115 residential units with associated parking and site improvements – 134-142-146 Rantoul Street and 1-9 Park Street – Depot Square Phase II, LLC
- Reconvene Meeting

7. Public Meeting: 59 Ober Street – Court Order remanding to the Board to hold a public meeting on an prior Subdivision Approval Not Required Endorsement – 59 Ober Street LLC
8. Discussion & Action on Public Hearing Items (as necessary)
 - Discussion/Decision: Livingston Avenue Definitive Subdivision Plan (7 Porter Terrace) – Extend and improve Livingstone Avenue by approximately 475’ and create 3 new building lots with 1 lot remaining on Porter Terrace, and associated infrastructure improvements – 7 Porter Terrace, LLC
 - Discussion/Decision: OSRD #11-18 – Off Thaxton Road and Grover Street – Construct a new 250’ long dead-end private roadway off of Thaxton Road with 3 new single-family residential lots and a 3.15-acre open space parcel – Hickory Street Realty Trust
 - Discussion/Decision: Site Plan Review #140-19, Special Permit #172-19, and Inclusionary Housing Permit #17-19 – “Depot II” – a mixed commercial and residential building containing 115 residential units with associated parking and site improvements – 134-142-146 Rantoul Street and 1-9 Park Street – Depot Square Phase II, LLC
9. Set Public Hearing: Site Plan Review Application #141-19 – Conversion and expansion of the existing building on Bridge Street to a residential dwelling adding three new townhouse style units to the rear of the existing building (containing one unit) and fronting on Carleton Avenue, for a total of four residential units – 108 Bridge Street – Frates Realty Trust
10. New/Other Business
 - a. Beverly Master Plan Update
 - b. Board Discussion: Standard Planning Board Conditions / Planning Board processes (*time permitting*)
 - c. Other business not known at the time of the posting of this agenda.
11. Adjournment

The listing of the foregoing matters are those reasonably anticipated by the Chair up to 48 hours prior to the scheduled meeting time. It is possible that not all items listed on the agenda will be discussed or reached. Matters may be discussed that are submitted or arise with 48 hours of the scheduled meeting if they were not reasonably anticipated by the Chair.